BOOK 11146 PAGE 233

STATE OF TENNESSEE
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September, 19 98

Notary Public

MY COMMISSION EXPIRES 4-11-01

PREPARED BY:
BRIAN L. SMITH, ESQ. & ASSOCIATES
POST OFFICE BOX 663
GALLATIN, TENNESSEE 37066

Mail

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Laura J. Breece	Capital Bank & Trust Company	61-14-79
(NAME)	(NAME)	
1062 Horseshoe Drive	1820 West End Avenue	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37216	Nashville, TN 37203	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ruth Tomlinson Meador, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Laura J. Breece, married

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT

LAND in Davidson County, Tennessee, being Lot No. 32, on the plan of Locust Grove Estates, as shown on plat of record in Plat Book 1424, Page 11, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Said Lot No. 32 fronts 60 feet on the south side of Horshoe Drive and runs back between lines, 174.4 feet on the west line, and 174.55 feet on the east line to a dead line on which it measures 60 feet.

BEING the same property conveyed to Henry L. Meador and wife, Ruth Tomlinson Meador, by Deed of Record in Book 1577, page 41, Register's Office for Davidson County, Tennessee. Henry L. Meador having since died vesting sole ownership in Ruth Tomlinson Meador as surviving tenant by the entirety.
Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

--------CONTINUED------
SEE EXHIBIT "A"

Ruth Tomlinson Meador and Geordie Ruth Meador are one and the same person.

~~unimproved~~)
This is improved ( ) property, known as 1062 Horseshoe Drive Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand(s) this 30th day of September, 19 98

~~Ruth Tomlinson Meador~~ Ruth Tomlinson Meador

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named ~~Ruth Tomlinson Meador, unmarried~~

the bargainor ~~(s)~~, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~she~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Nashville~~, Tennessee, this 30th day of ~~September~~ 19 98.

Commission expires 4-11-01

Jimmy R Smith
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who (his oath) upon (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____.

Commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

TO

Furnished by:

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

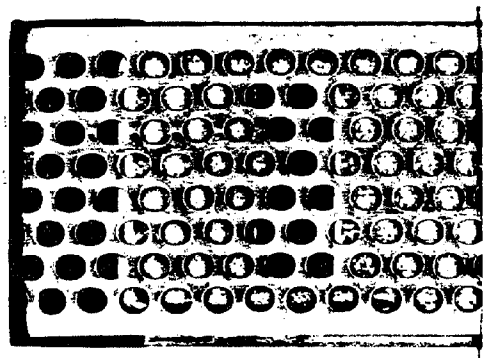
EXHIBIT "A"
LEGAL DESCRIPTION

Being part of Lot No. 77 on the Map of Maplewood Home Tract, as of record in Book 421, Page 174, Register's Office for said County, and described as follows:

BEGINNING at a point in the north margin of Hilltop Avenue, as shown on the Plan of Baxter Heights Subdivision, as of record in Book 2063, Page 94, Register's Office; said point being the southeast corner of Lot No. 12 in said Subdivision; thence along the east line of said lot, North 20 degrees 31 minutes 30 seconds East 120 feet to a monument at the northeast corner of Lot No. 12; thence along the south boundary line of Locust Grove Subdivision, as of record in Book 1424, Page 11, South 72 degrees 30 minutes 30 seconds East 60 feet to a point; thence leaving said Subdivision line, South 20 degrees 31 minutes 30 seconds West 97 feet to a point in the north line of the property conveyed to Price by Cochran, by deed of record in Book 739, Page 26; thence with Price's North line, North 72 degrees 30 minutes 30 seconds West 20.42 feet; thence along Price's West line, South 20 degrees 31 minutes 30 seconds West 23 feet to a point in the north margin of Hilltop Avenue; thence with the margin of said Avenue, North 72 degrees 30 minutes 30 seconds West 40 feet to the point of beginning.

Being the same property conveyed to Henry L. Meador and wife, Geordie Ruth Meador by Deed of Record in Book 3253, page 338, Register's Office for Davidson County, Tennessee. Henry L. Meador having since died vesting sole ownership in Geordie Ruth Meador as surviving tenant by the entirety.

0497100
IDENTIF. + REFERENCE
98 OCT -6 PM 3:56
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.
0588 10/06 0101 03CHECK 329.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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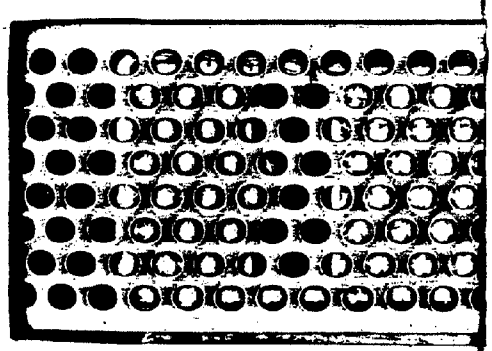
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	85000.00
CON TX	314.50
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	329.50
CHECK	329.50

10/06/98 01 15:58 0001 0588

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0497100
IDENTIF. ↑ REFERENCE

98 OCT -6 PM 3:56

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1355848